



COMMUNITY DEVELOPMENT DEPARTMENT, PLANNING DIVISION

17555 Peak Avenue Morgan Hill CA 95037 (408) 779-7247 Fax (408) 779-7236
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ARCHITECTURAL REVIEW BOARD

THURSDAY, SEPTEMBER 21, 2006

**CITY COUNCIL CHAMBERS
CIVIC CENTER
17555 PEAK AVENUE
MORGAN HILL, CA**

BOARD MEMBERS

CHAIR, ROD MARTIN
JERRY PYLE
LINDA HINKLE
JON MAXEY
(VACANT)

SUBCOMMITTEE MEETING – 6:45 P.M.

REGULAR MEETING – 7:00 P.M.

***** A G E N D A *****

NOTICE TO THE PUBLIC

The following policies shall govern the conduct of the Architectural Review Board meetings:

- *Individuals wishing to address the Architectural Review Board on a particular item should fill out a speaker card and present it to the Secretary. This will assist the Chairperson in hearing your comments at the appropriate time.*
- *When the Chairperson invites you to address the Board, please state your name and address at the beginning of your remarks.*
 - *Speakers will be recognized to offer presentations in the following order:*
 - *Those supporting the application*
 - *Those opposing the application*
 - *Those with general concerns or comments*
 - *Presentations are limited to 5 minutes*

ARCHITECTURAL REVIEW BOARD MEETING AGENDA

September 21, 2006

Page -2-

DECLARATION OF POSTING OF AGENDA IN ACCORDANCE WITH GOVERNMENT CODE SECTION 54954.2 - SECRETARY REPORT

OPEN PUBLIC COMMENT PERIOD (5 MINUTES)

Now is the time for presentation from the public on items **NOT** appearing on the agenda that are within the Architectural Review Board's jurisdiction. Should your comments require Architectural Review Board action, your request will be placed on the next appropriate agenda. No Architectural Review Board discussion or action may be taken until your item appears on a future agenda. You may contact the Planning Division for specific time and dates. This procedure is in compliance with the California Public Meeting Law (Brown Act) G.C. 54950.5. Please limit your comments to five (5) minutes.

SUBCOMMITTEE ITEMS:

1. Monterey-Gunter

MINUTES: July 13, 2006, August 17, 2006 and September 7, 2006

PUBLIC HEARING:

- 1) **SITE REVIEW, SR-04-18: BARRETT-ODISHO PLAN DETAIL REVIEW:** A request for approval of landscape and fence details for the 36-unit single family development proposed on a 7.06-acre parcel located on the south east corner of the intersection of Barrett Avenue and Butterfield Blvd. in the R2-3,500/Residential Planned Development zoning district.

Recommendation: Approve by minute action.

- 2) **SITE REVIEW, SR-06-06: TENNANT-RODRIQUES:** A request for site, landscape and architectural plan approval for the construction of an 11,600-sf building proposed within the ML, Light Industrial Zoning District. The subject site is approximately three acres in size and is located at the northwest corner of Tennant Ave. and the railroad tracks (375 Tennant Ave.) (APN 817-05-069)

Recommendation: Open Public Hearing/Adopt Resolution approving request.

- 3) **SITE REVIEW, SR-06-17: DE WITT-WONG:** Requesting site and architectural approval for the construction of a 4,316-sq.ft single-family home on a .73-acre vacant lot zoned R1- 12,000 RPD with a Hillside Overlay located at the west end of Price Dr. near DeWitt Ave. (APN 773-08-013)

Recommendation: Open Public Hearing/Adopt Resolution approving request.

ARCHITECTURAL REVIEW BOARD MEETING AGENDA

September 21, 2006

Page -3-

- 4) **SELECTION OF CHAIR & VICE-CHAIR:** Pursuant to City Council Policy, the Board must select a Chairperson and Vice-Chair to serve a one-year term beginning in August of each year.

Recommendation: Select members to serve as Chair and Vice-Chair for a one-year term.

ANNOUNCEMENTS:

ADJOURNMENT:

SPEAKER CARD

IN ACCORDANCE WITH GOVERNMENT CODE 54953.3, IT IS NOT A REQUIREMENT TO FILL OUT A SPEAKER CARD IN ORDER TO SPEAK TO THE ARCHITECTURAL REVIEW BOARD.

HOWEVER, it is very helpful to the Board if you would fill out the Speaker Card that is available on the counter in The Villas Meeting Room. Please fill out the card and return it to the secretary. As your name is called by the Chairperson, clearly state your name and address and proceed to comment upon the agenda item. Please limit your remarks to three (3) minutes.

NOTICE

AMERICANS WITH DISABILITY ACT (ADA)

The City of Morgan Hill complies with the Americans with Disability Act (ADA) and will provide reasonable accommodation to individuals with disabilities to ensure equal access to all facilities, programs and services offered by the City.

If assistance is needed regarding any item appearing on the Architectural Review Board agenda, please contact the Office of the City Clerk at City Hall, 17555 Peak Avenue or call 779-7259 or Hearing Impaired only - TDD 776-7381 to request accommodation.

NOTICE

NOTICE IS GIVEN pursuant to Government Code Section 65009, that any challenge of any of the above agenda items in court, may be limited to raising only those issues raised by you or on your behalf at the Public Hearing described in this notice, or in written correspondence delivered to the Architectural Review Board at, or prior to the Public Hearing on these matters.

The time within which judicial review must be sought of the action taken by the Architectural Review Board which acted upon any matter appearing on this agenda is governed by the provisions of Section 1094.6 of the California Code of Civil Procedure.